

BOARD OF REGENTS OF THE UNIVERSITY OF WISCONSIN SYSTEM
Capital Planning and Budget Committee Minutes
Thursday, October 5, 2023

The October 5, 2023 meeting of the Capital Planning and Budget Committee, which was held in the University Center's Riverview Ballroom 260 on the UW-River Falls campus and via Zoom Videoconferencing, was called to order at 8:47 a.m. by Committee Vice Chair Regent Edmund Manydeeds.

A. Calling of the Roll

Present: Regents Edmund Manydeeds, Evan Brenkus, Jim Kreuser, Cris Peterson, Ashok Rai, and Mark Tyler

By Videoconference: Regent Joan Prince

Absent: Regent Dana Wachs

B. Declaration of Conflicts

Before considering any items on the agenda, Committee Vice Chair Regent Manydeeds asked if any Board members wished to declare any conflicts of interest as per Regent Policy Document 2-4, "Ethics and Conflict of Interest Policy for the UW System Board of Regents." No conflicts of interest were declared.

C. Approval of the Minutes of the July 6, 2023, Meeting of the Capital Planning and Budget Committee

After receipt of a motion and second, the minutes of the July 6, 2023, meeting of the Capital Planning and Budget Committee were approved as presented.

D. Proposed Consent Agenda

1. UW System: Authority to Construct All Agency Maintenance and Repair Projects
2. UW System: Authority to Construct Minor Facilities Renewal Projects
3. UW-Madison: Authority to Enter Into a Lease of Office Space for the School of Medicine and Public Health

Resolution D. was moved by Regent Peterson, seconded by Regent Tyler, and adopted unanimously on a voice vote.

E. UW-Superior: Authority to Execute a Pre-Development Agreement for the Development of an Indoor Turf Fieldhouse Under a Public-Private Partnership

Senior Associate Vice President Alex Roe and UW-Superior Chancellor Renee Wachter presented information about the agreement and plans for development in Superior.

This project was conceived as a method to expand the university's student recreation and

athletic facilities by developing an indoor turf facility, to alleviate crowding in existing facilities and to aid in the recruitment of students. Through a competitive process, a real estate developer was selected to assist the institution in planning and developing a fieldhouse.

Since selection in early March 2023, the developer has been working with the university and their team to determine the project's viability and financial feasibility. The project is now at the point where a pre-development agreement must be executed to document the costs and risks to all parties in the transaction.

SAVP Roe will come back to the Board over the course of the next 8-15 months to provide more detailed information about the project's design, construction schedule, revenue projections, and anticipated operating costs. The next request for approval by the Board will be for a 30- or 40-year lease of land which is still in negotiation, based upon the final project costs and market conditions.

Regent Rai was in support of the resolution and capital involvement. However, he requested that a business plan be shared at future meetings. He expressed his enthusiasm for the potential revenue the partnership will create and how it will increase enrollment.

Regent Peterson acknowledged and appreciated the efforts Chancellor and her staff are doing to involve the entire community.

Regent Prince expressed her support of the resolution and also reiterated Regent Rai's request of the business plan. She stated that a business plan is very important to help facilitate how the pieces of this project come together.

Regent Manydeeds shared his thoughts on his recent visit to the campus to learn about the partnership. He was pleased to witness the enthusiasm and "all in" support from the entire community. He added that an indoor facility would be an anchor for the campus. It will provide activities during the cold season and encourage students to stay on campus.

Resolution E. was moved by Regent Prince, seconded by Regent Rai, and adopted unanimously on a voice vote.

F. UW-La Crosse: Authority to Complete Design and Construct the Center of the Arts Parking Ramp and Police Building Addition

SAVP Roe explained that this project will construct a new 550 stall parking ramp to replace the nearly 500 spaces that have been lost to other campus development and the city of La Crosse's new parking policies. The ramp will be constructed at the southwest corner of campus. It will accommodate the requests for parking by additional faculty and staff due to enrollment growth.

In addition, when the Police Services building was constructed in 2013, the program was scaled back to stay within the budget figure. This project will add an incident command center, training room, squad room and other associated spaces that were not included in the original project. The design for this project is complete and will be released for bidding as soon as all the requisite approvals are in place. The goal is to bring the new facility online for fall 2026.

Resolution F. was moved by Regent Rai, seconded by Regent Kreuser, and adopted unanimously on a voice vote.

G. UW-River Falls: Host Campus Presentation “Strategic and Integrated Capital Planning to Support Modern Interdisciplinary Learning in STEM and Agricultural Science Fields”

Alan Symicek, Chief Facilities Officer and Mike Orth, Dean of the College of Agriculture, Food & Environmental Sciences gave a presentation focused on strategic and integrated planning in support of interdisciplinary and experiential learning. The presentation emphasized the need to ensure that experiential learning spaces align with industry and agricultural partners needs in the agricultural sector. The next project in the capital program will be to upgrade the agricultural education facility and greenhouses by expanding classroom and laboratory spaces to support modern agriculture pedagogy. These investments will be paramount to enhancing student development and encouraging engagement with regional business partners.

Regent Rai encouraged UW-River Falls to continue to include corporate partners to help move the projects along. As well as emphasizing and focusing on how they are addressing the needs of the state such as food security. Dean Orth added that the development of local food communities and small scale farmers help the region as well with their unique needs.

Regent Tyler inquired if the plan includes such methods like aquaculture or high density vertical growing. Dean Orth responded that with the talented faculty in various specialties at UW-River Falls, all modern and advance methods can be considered and researched. CFO Symicek added that the new facility would provide more flexible and sufficient lab space to explore these methods as well as adapting to changing technology.

Regent Peterson praised the work UW-River Falls does for agriculture in Wisconsin. She shared that she has hired UW-River Falls students to work on her farm and is grateful for the program.

Regent Manydeeds asked if regional business partners and stakeholders have given input into their plans and if not, when will they. CFO Symicek plans to submit the request in the 2025-27 Capital Budget and as those preliminary plans take shape, they will engage the business community to assure their needs are being met.

H. Report of the Senior Associate Vice President

SAVP Roe provided an update on the 2025-31 Capital Plan and 2025-27 Capital Budget process.

The next round of capital budget planning has begun. The universities will submit their capital budget requests in mid-November. The Capital Planning and Budget (CPB) team will spend December and January reading the submitted materials. At the end of January, they will convene to discuss the projects and how they meet the Regent criteria for evaluating capital projects. Then in February and March, CPB will travel to each campus to discuss their submittals, ask questions that resulted of CPB's analysis, and tour facilities.

At the February BOR meeting, SAVP Roe will report back with some statistics about the project submittals. At the August meeting, the CPB Committee will be asked to review and discuss the capital budget and plan. After the Board approves the plan, CPB submits it to DOA in mid-September. The Governor will make his recommendations in about February 2025. The State Building Commission will hold its biennial hearing in March and then the budget moves through Joint Finance and onto the Assembly and Senate calendars in May and June 2025.

As a review, SAVP Roe explained that the Board has approved Major Capital Project Evaluation criteria. These are projects that are more than \$7.4M in value. The criteria establishes pre-requisites for new square footage; requires evidence of pre-planning and institutional readiness; and confirms necessary infrastructure is in place or included in the project. If the project passes those benchmarks, then the CPB team considers the following questions: will it rectify code or resolve deferred maintenance issues; is it a renovation or new construction; are the programmatic considerations addressed; will it help the functionality of the affected program; what is the operational impact; is there a documented space need and is space used efficiently and effectively on campus.

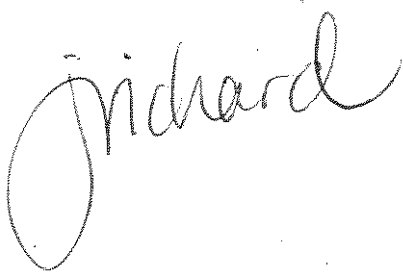
Regent Rai inquired when the last time the criteria was reviewed and approved by the Board and if the Regents wanted to discuss them, when would be the best time. SAVP Roe stated just last year changes were made and conversations should occur immediately since campuses are creating their capital budget requests now. She offered to send the Regents a more detailed document that explains the criteria and hopefully addresses any questions or concerns they have. Regent Rai was in support of having that document.

Regent Manydeeds concluded that SAVP Roe and the CPB team are experts in this field. The Board of Regents have processes in place to assure everything works properly. And the process that CPB goes through to create the capital budget has been working very well.

Lastly, Cindy Torstveit, UW-Madison's Associate Vice Chancellor of FP&M gave an update on the recent chilled water pipe break at the Engineering Centers Building that took place in late September.

The Capital Planning and Budget Committee meeting adjourned at 9:51 am.

Respectfully submitted,

A handwritten signature in cursive script that reads "Janis Richard". The signature is written in black ink and is positioned above the printed name and title.

Janis Richard
Committee Clerk